

PROPERTY LOCATION

No	Alt No	Direction/Street/City
21		TROWBRIDGE ST, ARLINGTON

OWNERSHIP

OWNERSHIP		Unit #:	1
Owner 1:	XING ZIZHUO		
Owner 2:			
Owner 3:			
Street 1:	21 TROWBRIDGE ST #1		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	GLADSTONE KAREN -		
Owner 2:	-		
Street 1:	21 TROWBRIDGE ST #1		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1914, having primarily Wood Shingle Exterior and 1155 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	Condo	Prime NB Desc	CONDO	Total:		Spl Credit		Total:	
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	577,600	3,300		580,900
Total Card	0.000	577,600	3,300		580,900
Total Parcel	0.000	577,600	3,300		580,900
Source:	Market Adj Cost	Total Value per SQ unit /Card:		502.94	/Parcel: 502.94

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	577,600	3300	.		580,900		Year end	12/23/2021
2021	102	FV	560,600	3300	.		563,900		Year End Roll	12/10/2020
2020	102	FV	420,900	3300	.		424,200	424,200	Year End Roll	12/18/2019
2019	102	FV	436,400	3300	.		439,700	439,700	Year End Roll	1/3/2019
2018	102	FV	385,500	3300	.		388,800	388,800	Year End Roll	12/20/2017
2017	102	FV	351,100	3300	.		354,400	354,400	Year End Roll	1/3/2017
2016	102	FV	351,100	3300	.		354,400	354,400	Year End	1/4/2016
2015	102	FV	324,100	3300	.		327,400	327,400	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
11/15/2019	SQ Returned	MM	Mary M
5/16/2018	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

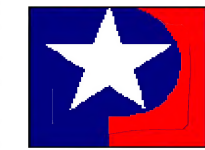
Sign:
VERIFICATION OF VISIT NOT DATA
//_/_

PRINT

Date	Time
12/29/21	21:04:02

LAST REV	
Date	Time
04/27/20	14:57:02

apro
2117



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	154488
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Type:	99	- Condo Conv	
Sty Ht:	2T	- 2 & 3/4 Sty	
(Liv) Units:	1	Total:	1
Foundation:	2	- Conc. Block	
Frame:	1	- Wood	
Prime Wall:	1	- Wood Shingle	
Sec Wall:			%
Roof Struct:	3	- Gambrel	
Roof Cover:	1	- Asphalt Shgl	
Color:	BROWN		
View / Desir:	D	- AVGD	

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

[illegible]

GENERAL INFORMATION

Grade: C - Average	
Year Blt: 1914	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicth:	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES			
Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	0	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	1 - 1st Floor
% Own:	40.000000000
Name:	105 - 7063

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1										# Units	1
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals		RM	s: 5		BR	s: 2		Bath	s: 1		HB	

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2	- Plaster	
Sec Int Wall:			%
Partition:	T	- Typical	
Prim Floors:	3	- Hardwood	
Sec Floors:			%
Bsmnt Flr:	12	- Concrete	
Subfloor:			
Bsmnt Gar:			
Electric:	3	- Typical	
Insulation:	2	- Typical	
Int vs Ext:	S		
Heat Fuel:	1	- Oil	
Heat Type:	3	- Forced H/W	
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

DEPRECIATION		
Phys Cond:	GV - Good-VG	10.0 %
Functional:		%
Economic:		%
Special:		%
Override:		%
	Total:	10.8 %

CALC SUMMARY

Basic \$ / SQ:	305.00
Size Adj.:	1.35000002
Const Adj.:	1.11066890
Adj \$ / SQ:	457.318
Other Features:	60500
Grade Factor:	1.00
NBHD Inf:	1.10000002
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	647572
Depreciation:	69938
Depreciated Total:	577635

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No	Unit	RMS	BRS	FL
1		5	2	0
Totals				
1		5	2	

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

PARCEL ID 025.B-0001-0001.0

[illegible]

More: N	Total Yard Items:	3,300	Total Special Features:		Total:	3,300
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SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
GLA	Gross Liv Ar	1,155	457.320	528,200
Net Sketched Area:		1,155	Total:	528,200
Size Ad	1155 Gross Area		1155 FinArea	1155

SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
2						
2						
5						

IMAGE

AssessPro Patriot Properties, Inc

